

**REDEVELOPMENT AGENCY MINUTES**

**THE JOINT CITY COUNCIL/  
REDEVELOPMENT AGENCY MEETING  
OF  
DECEMBER 5, 1995**

The meeting called to order as The City Council at 10:05 a.m.

**Roll Call**

Present: Mathis, Wear, Kehoe, Stevens, Warden,  
Stallings, McCarty, Vargas, and Chair Golding  
  
City Manager, Jack McGrory  
City Attorney, John Kaheny  
Secretary, Charles Abdelnour

**CONSENT - ADOPTION - JOINT MEETING**

Council Item No. 601, Redevelopment Agency Companion Item No.1.

1. Approving resolutions and documents to:

- Item A. The Disposition and Development Agreement with Lincoln Hotel Partnership for the lease of Agency property and the purchase and rehabilitation of the Lincoln Hotel; and
- Item B. Approve the Basic Concept/Schematic Drawings subject to the Conditions of Approval contained Exhibit A; and
- Item C. Approve the proposed Negotiation Agreement with Mr. Charles J. Williams, Jr. and Madelin J. Williams for the purchase and rehabilitation of the Lincoln Hotel.

See Centre City Development Corporation report dated November 16, 1995.

No one spoke in opposition to these items.

Motion by Member McCarty to approve  
Second by Member Stevens  
Vote: 9-0

**City Council Resolution Number R-286744, and Redevelopment Agency Resolution Numbers R-2580, R-2581, and R-2582; Document Numbers D-2565 and D-2566.**

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**CONSENT - ADOPTION - JOINT MEETING**

Council Item No. 602, Redevelopment Agency Companion Item No. 2.

2. Approving resolutions and documents to:

Item A. Certify that the Agency has reviewed/considered the MEIR and Secondary Study with respect to Disposition and Development Agreements (DDAs) with Barone Galasso & Associates, Inc. (Parcels A-1 and A-2); Jonathan Segal (Parcel B); and Aristead B. Smith, III and Robin Andrew Brisebois (Parcel C-1); Armistead B. Smith, III and Lloyd Russell (Parcel C-2) and James Edward Brown and Maria Isabel Dutra (Parcel C-3); and

Item B. Approve the DDAs; and

Item C. Approve the Basic Concept Drawings subject to the Conditions of Approval contained in Exhibit A.

See Centre City Development Corporation report dated November 20, 1995

No one spoke in opposition to these items.

Motion by Member McCarty to approve

Second by Member Stevens

Vote: 9-0

City Council Resolution Numbers R-286745, R-286746, R-286747, R-286748, R-286749, R-286750, R-286751, R-286752, R-286753 and R-286754, Redevelopment Agency Resolution Numbers R-2583, R-2584, R-2585, R-2586, R-2587, R-2588, R-2589, R-2590, R-2591, R-2592, R-2593, and R-2594; Document Numbers D-2567, D-2568, D-2569, and D-2570.

Council Item No. 603, Redevelopment Agency Companion Item No. 3.

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**CONSENT - ADOPTION - JOINT MEETING**

3. Approving resolutions to:

Item A. The resolution adopting the First Amendments to the Central Imperial Redevelopment Plan and related documents; and

Item B. The resolution adopting the findings based on the Environmental Secondary Study of the Proposed Amendments to the Central Imperial Redevelopment Plan.

See Southeastern Development Corporation report dated December 5, 1995.

No one spoke in opposition to these items

Motion by Member McCarty to approve

Second by Member Stevens

Vote: 9-0

**City Council Resolution Numbers R-286753 and R-286754, Redevelopment Agency Resolution Numbers R-2595 and R-2596.**

Council Item No. 339, Redevelopment Agency Companion Item No. 4.

4. Approving resolution to:

Item A. Authorize the Corporation to advertise and receive bids for the construction and installation of Centre City East Street Lights, Phase I; and

Item B. Authorize the Executive Director to Award the contract to the lowest responsible bidder; and

Item C. Authorize the Corporation to administer the contract; and

Item D. Make certain findings that the improvements are of benefit to the Project area; that no other means of financing are available; that the payment of funds will assist in the elimination of blighting; and that the proposed improvements are consistent with the Implementation Plan adopted for the Project pursuant to Health and Safety Code 33490.

See Centre City Development Corporation report dated November 14, 1995.

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Council Item No. 339, Redevelopment Agency Companion Item No. 4.  
continued

No one spoke in opposition to these items.

Motion by Member McCarty to approve  
Second by Member Stevens  
Vote: 9-0

**City Council Resolution Number R-286738, Redevelopment Agency Resolution Number R-2597.**

Council Item No. 340, Redevelopment Agency Companion Item No. 5.

5. Approving resolution and document to:

Item A. The proposed Acquisition Loan Agreement with the Ecumenical Council of San Diego County, Inc., a California nonprofit corporation for the acquisition and rehabilitation of an 11-unit apartment building located in Council District 3 to provide housing for approximately 35 abused women and children; and

Item B. Make certain findings of benefit to the Horton Plaza Redevelopment Project for acquisition of the apartment project.

See Centre City Development Corporation report dated November 15, 1995.

No one spoke in opposition to these items.

Motion by Member McCarty to approve  
Second by Member Stevens  
Vote: 9-0

**City Council Resolution Number R-286739, Redevelopment Agency Resolution Number R-2598, and Document Number D-2571 .**

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**CONSENT - ADOPTION - JOINT MEETING**

Council Item No. 341, Redevelopment Agency Companion Item No. 6.

6. Approving resolution to:

- Item A. Authorize the Corporation to advertise and receive bids for construction of the Linear Park Extension; and
- Item B. Authorize the Executive Director to award the contract to the lowest responsible bidder; and
- Item C. Authorize the Corporation to administer said contract; and
- Item D. Make certain findings that the improvements are of benefit to the Project area; that no other reasonable means of financing are available; that the payment of funds will assist in the elimination of blighting; and that the improvements are consistent with the Implementation Plan adopted for the Project pursuant to Health and Safety Code 33490.

See Centre City Development Corporation report dated November 15, 1995.

No one spoke in opposition to these items.

Motion by Member McCarty to approve

Second by Member Stevens

Vote: 9-0

**City Council Resolution Number R-286740, Redevelopment Agency Resolution Number R-2599.**

Council Item No. 336, Redevelopment Agency Companion Item No. 7.

7. Approving resolution and document to:

Authorize the City Manager to enter into an agreement to purchase from the Beacon Group Assessor's Parcel Number 478-100-05, located in the College Grove Redevelopment Project Area and from DP Partnership property for the widening of College Avenue adjacent to the Marketplace at the Grove Shopping Center, using tax increment revenues generated by the project area.

See Redevelopment Agency report dated November, 1995.

No one spoke in opposition to these items.

Motion by Member McCarty to approve

Second by Member Stevens

Vote: 9-0

**Redevelopment Agency Resolution Number R-2600, and Document No. D-2572.**

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**CONSENT - ADOPTION - JOINT MEETING**

8. Approving resolution and document to:

Approve and Adopt the Relocation Plan for the Little Italy Neighborhood Residential Developers Project.

See Centre City Development Corporation report dated November 17, 1995.

No one spoke in opposition to these items.

Motion by Member McCarty to approve

Second by Member Stevens

Vote: 9-0

**Redevelopment Agency Resolution Number R-2601, and Document Number D-2573.**

**CONSENT - ADOPTION**

10. Approving resolution and document to:

The acceptance of \$2,970 from the California Department of Forestry and Fire Protection for a tree planting on 43rd Street in City Heights.

See Mid-City Development Corporation report dated December 5, 1995.

No one spoke in opposition to these items

Motion by Member McCarty to approve

Second by Member Stevens

Vote: 9-0

**Redevelopment Agency Resolution Number R-2602, and Document Number D-2574.**

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**CONSENT - ADOPTION - JOINT MEETING**

9. Approving resolution to:

This item was continued from the meeting of October 3, 1995.

Item A. Approve the proposed Focused Facade Improvement Program (FFIP); and

Item B. Designate a portion of the Little Italy District for implementation of the pilot program; and

Item C. Authorize the Executive Vice President of Centre City Development Corporation to administer the program on behalf of the Agency.

See Centre City Development Corporation reported dated, September 8, 1995.

No one spoke in opposition to these items.

Motion by Member Kehoe to approve


Second by Member McCarty

Vote: 9-0

**Redevelopment Agency Resolution Number R-2603.**

**ADJOURNMENT**

The meeting adjourned at 10:25 a.m.

  
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Secretary of The Redevelopment Agency  
of The City of San Diego California